

## San Luis

Reference 100527



PORTA MONDIAL®

Your home. Our passion.

Impressive finca in idyllic Alcaufar, surrounded by nature and close to the beach

living space:	2.193 m <sup>2</sup>	swimming pool:	✓
plot area:	30.683 m <sup>2</sup>	energy certificate:	in process
bedrooms:	10		
bathrooms:	6		
sea view:	✓	price:	on request



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### Details:

This grandiose finca will charm you with its wonderful location and its dimensions.

It is situated in the east of the island in the idyllic village of Alcaufar, only a few minutes from the beach and the village centre and can not be seen from the road. The main house has 4 bedrooms, 2 bathrooms, a dining area and a living room with terrace access, from where there are lovely views over the front, extensive palm-framed garden.

There is also an annex building which is divided into 4 separate apartments, so that in addition to the rooms in the main house there are a further 6 bedrooms, 4 bathrooms, 4 kitchens, 4 living rooms and 4 terraces.

The upper terrace provides wonderful views of the sea.

A further highlight is an old, very well-kept mill with its own well which supplies the water for the property, although a mains-water connection also exists. The top of the mill-tower is accessed via a narrow staircase, and from here superb views over the whole village as far as the beach of S'Algar can be enjoyed. The roof provides a view over an enormous reservoir which presents itself like a giant pool.

There are even more buildings and structures apart from these, made of Menorcan mares sandstone and which were used in the past for agricultural purposes. At the rear of the finca is a large vegetable garden.

An integral part of a perfect finca such as this is the sunbathing and children's area. Framed by a large lawn is a large pool with ample space to chill out and sunbathe, whilst enjoying the tranquillity and the nature in a very private atmosphere.

Also behind the finca, on an approx. 1.5 hectare shrub and meadow area, a donkey is kept.

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### Location & surrounding area:

Sant Lluís is a lovely village situated to the south of Mahon which was founded by the French who also built the neoclassic-style church. Two old windmills are located there and there is also a prehistoric settlement from the 10th. To the 2nd. Century BC, the Poblats de Binissafullet. A number of small municipalities belong to San Lluís, one of the best known of which is Punta Prima with its lighthouse and beach on the rocky island of Illa de l'Aire.

All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

PORTA MENORQUINA • AVENIDA FORT DE L'EAU, 175, LOCAL 6, E-07701 MAHÓN, MENORCA  
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Sea views



Pool area



Pool area



Outdoor area



Outdoor area



Outdoor area

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Living area



Dining area



Kitchen



Further kitchen



Bedroom



Bedroom

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Bathroom



Balcony



Outdoor area



Outdoor area



Outdoor area



Outdoor area

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Old building

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